

CITY OF SAN ANTONIO
Board of Adjustment
Regular Meeting Agenda

First Floor, Board Room
Development and Business Services Center
1901 South Alamo Street

Monday, April 17, 2006

Board of Adjustment Board Members

Rene Balderas	District 1	Paul Klein	District 6
Oscar Williams	District 2	Mary Rogers	District 7
Jesse F. Jenkins	District 3	Ramon Flores	District 8
Vacant	District 4	Michael Gallagher	District 10
Laura Lizcano	District 5	Gene Camargo	District Mayor
Mike Villyard		District 9	
Chairman			

- I. **1:00 p.m. – Public Hearing Call to Order and Roll Call.**
- II. **Invocation.**
- III. **A-06-035:** The request of Cynthia R. Neal for a Special Exception to continue to operate a one (1)-operator beauty shop in a residential area, 103 Gazel Drive.
- IV. **A-06-036:** The request of Koontz McCombs Construction, LTD for a Special Exception to relocate a residential structure from 151 Groveland to 462 Natalen Avenue.
- V. **Staff Report.**
- VI. **Approval of Minutes for January 9, 2006, March 6, 2006 and March 20, 2006.**
- VII. **Executive Session:** consultation on attorney-client matters (real estate, litigation, personnel, and security matters) as well as any of the above agenda items may be discussed.
- VIII. **Adjournment.**

Note: The City of San Antonio Board of Adjustment Agenda is on the Internet at: www.sanantonio.gov/dsd

At any time prior to the meeting, you may contact the case manager at 207-6944 and check the status of a case.

Accessibility Statement

This meeting is wheelchair accessible. The accessible entrance is located at 1901 South Alamo Street. Accessible parking spaces are located in front of the building. Auxiliary aids and services are available upon request. Interpreters for the deaf must be requested at least 48 hours prior to the meeting by calling 207-7245.

Board of Adjustment - Case No. A-06-035

April 17, 2006

The Board of Adjustment will hold a Public Hearing at 1:00 PM on **Monday, April 17, 2006** in the Board Room on the 1st floor of the Development & Business Services Center, 1901 South Alamo Street, to consider the following application:

Applicant – Cynthia R. Neal

Lot 15, Block 5, NCB 10186

103 Gazel Drive

Zoning: "R-4" Residential Single-Family District

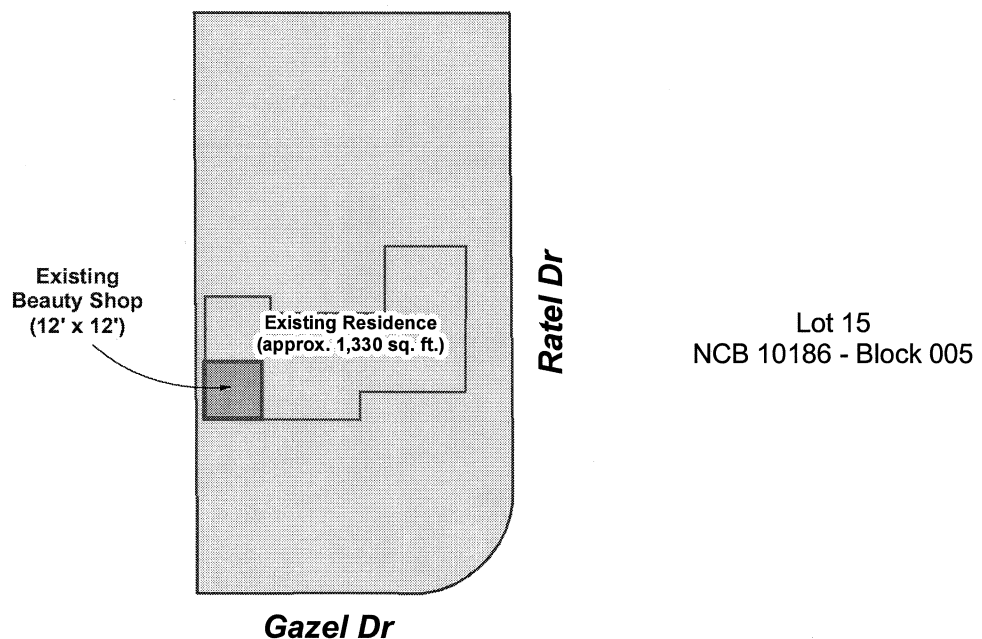
The applicant is requesting a Special Exception, as required in the Unified Development Code, to continue to operate a one (1)-operator beauty shop in a residential area.

The City of San Antonio, Texas desires that you as an interested property owner be advised as to the action being considered in reference to this application and invites you to attend this public hearing to express your opinion on this issue. To check on the status of this case, or for additional information, you may contact Case Manager David Arciniega at (210) 207-6944. If you plan to make a presentation and would like to utilize audio/video capabilities, the Development Services Department must receive all materials at least 24 hours prior to the public hearing.

Construction relative to any variances granted by the Board must be started within six (6) months of the public hearing.

The Development and Business Services Center is wheelchair accessible. Accessible parking spaces are located on the north and south sides of the building.

Whether or not you attend this public hearing, please complete and return the enclosed card to the Development Services Department, PO Box 839966, San Antonio, Texas 78283-3966. Thank you.



Board of Adjustment

**Plot Plan for
Case A-06-035**



Scale: 1" approx. = 40'
Council District 1

103 Gazel Dr

Produced by the City of San Antonio
Development Services Department
(03/29/2006)

Board of Adjustment - Case No. A-06-036

April 17, 2006

The Board of Adjustment will hold a Public Hearing at 1:00 PM on **Monday, April 17, 2006** in the Board Room on the 1st floor of the Development & Business Services Center, 1901 South Alamo Street, to consider the following application:

Applicant - Koontz McCombs Construction, LTD

Lots 30, 31, the east 2 feet of Lot 29, and the west 15 feet of Lot 32, Block 7, NCB 6785

462 Natalen Avenue

Zoned: "MF-33" Multi-Family District

The applicant is requesting a Special Exception, as required in the Unified Development Code, to relocate a residential structure from 151 Groveland to 462 Natalen Avenue.

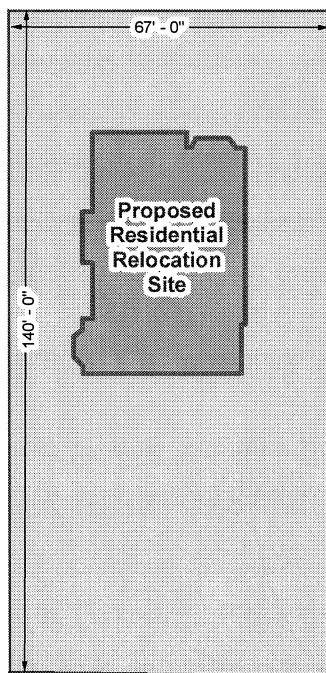
The City of San Antonio, Texas desires that you as an interested property owner be advised as to the action being considered in reference to this application and invites you to attend this public hearing to express your opinion on this issue. To check on the status of this case, or for additional information, you may contact Case Manager David Arciniega at (210) 207-6944. If you plan to make a presentation and would like to utilize audio/video capabilities, the Development Services Department must receive all materials at least 24 hours prior to the public hearing.

Construction relative to any variances granted by the Board must be started within six (6) months of the public hearing.

The Development and Business Services Center is wheelchair accessible. Accessible parking spaces are located on the north and south sides of the building.

Whether or not you attend this public hearing, please complete and return the enclosed card to the Development Services Department, PO Box 839966, San Antonio, Texas 78283-3966. Thank you.

Natalen Ave



Lot 30, 31, E 2 ft of Lot 29,
and W 15 ft of Lot 32
NCB 06785 - Block 007

Board of Adjustment

**Plot Plan for
Case A-06-036**



Scale: 1" approx. = 40'
Council District 9

462 Natalen Ave

Produced by the City of San Antonio
Development Services Department
(04/07/2006)